

EXHIBIT 1

A 12.111 ACRE TRACT OF LAND SITUATED IN THE NORTHWEST 1/4 OF SECTION 36 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 4 NORTH, RANGE 1 EAST OF THE 4TH PRINCIPAL MERIDIAN, FULTON COUNTY, ILLINOIS, AND BEING PART OF A TRACT OF LAND DESCRIBED AS TRACTS III, IV AND V IN DEED TO PHYLLIS RUTLEDGE AND MARVIN RUTLEDGE, WIFE AND HUSBAND, AND ROBERT MARLAND MARSHALL, RECORDED IN DOCUMENT NO. 0607790 OF THE DEED RECORDS OF FULTON COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTH LINE OF SAID NORTHWEST 1/4, FROM WHICH THE SOUTHWEST CORNER OF SAID NORTHWEST 1/4 BEARS NORTH 88 DEGREES 30 MINUTES 29 SECONDS WEST, A DISTANCE OF 739.91 FEET;

THENCE NORTH 16 DEGREES 41 MINUTES 52 SECONDS EAST, LEAVING SAID SOUTH LINE, A DISTANCE OF 3,516.43 FEET TO A POINT FOR CORNER IN EAST DEPOT ROAD AND THE COMMON LINE OF SAID TRACT III AND A TRACT OF LAND DESCRIBED AS TRACT 1 IN DEED TO NELS E. CALVERT AND LINDA D. CALVERT, RECORDED IN DOCUMENT NO. 0438614 OF THE DEED RECORDS OF FULTON COUNTY, ILLINOIS;

THENCE SOUTH 88 DEGREES 53 MINUTES 42 SECONDS EAST, ALONG SAID ROAD AND SAID COMMON LINE, A DISTANCE OF 155.73 FEET TO A POINT FOR CORNER;

THENCE SOUTH 16 DEGREES 41 MINUTES 52 SECONDS WEST, LEAVING SAID ROAD AND SAID COMMON LINE, A DISTANCE OF 3,517.52 FEET TO A POINT FOR CORNER IN SAID SOUTH LINE;

THENCE NORTH 88 DEGREES 30 MINUTES 29 SECONDS WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 155.44 FEET TO THE **POINT OF BEGINNING** AND CONTAINING 527,547 SQUARE FEET OR 12.111 ACRES OF LAND, MORE OR LESS.

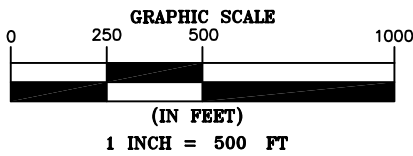


EXHIBIT B1
(Rutledge)

ATXI Exhibit 2.3
Part T
Page 6 of 7

MATCH LINE SHEET 03

SECTION 35
TOWNSHIP 4N
RANGE 1E

TRACT IV AND TRACT V
PHYLLIS RUTLEDGE AND MARVIN
RUTLEDGE, WIFE AND HUSBAND
AND ROBERT MARLAND MARSHALL
DOCUMENT NO. 0607790
D.R.F.C.I.
A_ILRP_MI_FO_035

SECTION 36
TOWNSHIP 4N
RANGE 1E



P.O.R.

P.O.B.

N88°30'29"W
739.91'

PROPOSED 150'
WIDE EASEMENT
12.111 ACRES
(527,547 S.F.)

TRACT IV AND TRACT V
PHYLLIS RUTLEDGE AND MARVIN
RUTLEDGE WIFE AND HUSBAND
AND ROBERT MARLAND MARSHALL
DOCUMENT NO. 0607790
D.R.F.C.I.
A_ILRP_MI_FO_035

ROBERT G. KLEMP, JR.
AND KATHLEEN D. KLEMP,
HUSBAND AND WIFE
DOCUMENT NO. 0110165
D.R.F.C.I.
A_ILRP_MI_FO_034

LINE TABLE		
NUMBER	BEARING	DISTANCE
L1	N16°41'52"E	3516.43
L2	S88°53'42"E	155.73
L3	S16°41'52"W	3517.52
L4	N88°30'29"W	155.44

LEGEND

D.R.F.C.I. DEED RECORDS
FULTON COUNTY, ILLINOIS
P.O.B. POINT OF BEGINNING
P.O.R. POINT OF REFERENCE
△ CALCULATED POINT
--- SECTION LINE (APPROXIMATE)
--- PROPERTY LINE (APPROXIMATE)
--- PROPOSED EASEMENT CENTERLINE
--- PROPOSED EASEMENT

NOTES:

1. ALL INFORMATION SHOWN HEREON IS FOR PRELIMINARY PURPOSES ONLY AND IS NOT TO BE RECORDED FOR ANY REASON.
2. BOUNDARY LINES SHOWN HEREON ARE CALCULATED FROM BOTH RECORD INFORMATION AND PRELIMINARY ON THE GROUND SURVEY INFORMATION. FINAL EASEMENT DOCUMENTATION WILL BE PROVIDED UPON COMPLETION OF THE FINAL SURVEY.
3. SURVEYING AND MAPPING, INC. ACCEPTS NO LIABILITY WITH RESPECT TO THE ACCURACY OF THE RECORD INFORMATION PROVIDED BY OTHERS.

STATE OF ILLINOIS PROFESSIONAL DESIGN FIRM LICENSE NO. 184.006475

SHEET 02 OF 03

PROJECT: ILLINOIS RIVERS
JOB NUMBER: 32359
DATE: 08/12/2013
SCALE: 1" = 500'
TRACT ID: A_ILRP_MI_FO_035
DRAWN BY: TR



PURCHASE OPTION EXHIBIT
150' TRANSMISSION LINE EASEMENT
MEREDOSIA TO IPAVA
SECTIONS 25 & 36, TOWNSHIP 4 NORTH,
RANGE 1 EAST OF THE 4TH PRINCIPAL MERIDIAN
FULTON COUNTY, ILLINOIS

A_ILRP_MI_FO_035_POE.DWG

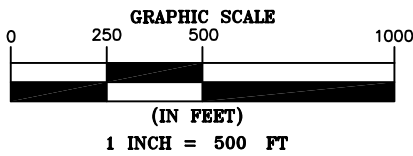
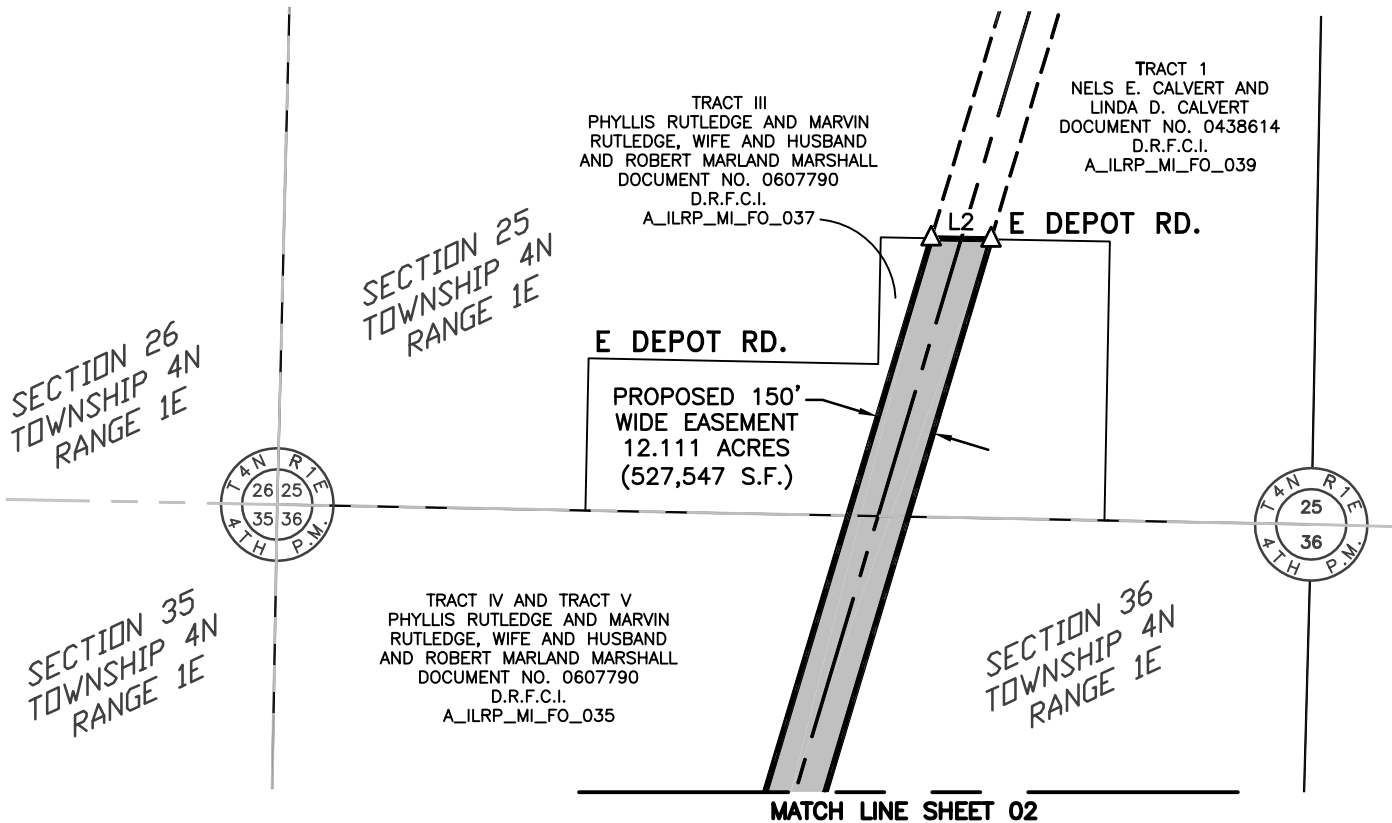


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Part T
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LEGEND

D.R.F.C.I.	DEED RECORDS FULTON COUNTY, ILLINOIS
△	CALCULATED POINT
---	SECTION LINE (APPROXIMATE)
---	PROPERTY LINE (APPROXIMATE)
---	PROPOSED EASEMENT CENTERLINE
---	PROPOSED EASEMENT

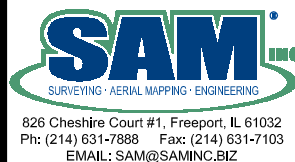
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SHEET 03 OF 03

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